

CERTIFICATE OF SURVEY LOT SPLIT

AUG 17 2004 0 14915

STATE OF MO
CLAY COUNTY
RECORDS & DEEDS
00 AUG 17 9 30 25
LARRY R MITCHELL
RECORDS & DEEDS

JOB NO. 37701
Prepared By:
AYLETT SURVEY COMPANY
LAND SURVEYING & CIVIL ENGINEERING
201 NW 72ND STREET & GLADSTONE, MISSOURI 64118
Phone: 436-0732 ~ Fax: 436-0767

DESCRIPTION:
All that part of Lot 5, OAKLANE TOWNHOMES, a subdivision of land in the City of Gladstone, Clay County, Missouri, described as follows: Commencing at the Southeast corner of said Lot 5; thence South 89 degrees 13 minutes 14 seconds West, along the Southerly line of said Lot 5, a distance of 271.98 feet to the Point of Beginning of the tract of land herein to be described; thence continuing South 89 degrees 13 minutes 14 seconds West, along the Southerly line of said Lot 5, a distance of 128.92 feet; thence North 01 degrees 12 minutes 41 seconds West, a distance of 135.00 feet to a point on the Northerly line of said Lot 5, said point also being on the Southerly right-of-way line of NE 75th Street; thence North 89 degrees 13 minutes 14 seconds East, along the Northerly line of said Lot 5, also being the Southerly right-of-way line of said NE 75th Street, a distance of 129.92 feet; thence South 00 degrees 47 minutes 14 seconds East, a distance of 135.00 feet to the Point of Beginning.

IN TESTIMONY WHEREOF, Larry R. Mitchell, L.L.C., a Missouri Corporation, has by the authority of its Board of Directors caused this instrument to be executed by its President, the day of JULY, 2004.

Larry R. Mitchell, L.L.C., a Missouri Corporation

Larry R. Mitchell, President

STATE OF MISSOURI,
COUNTY OF CLAY, ss.

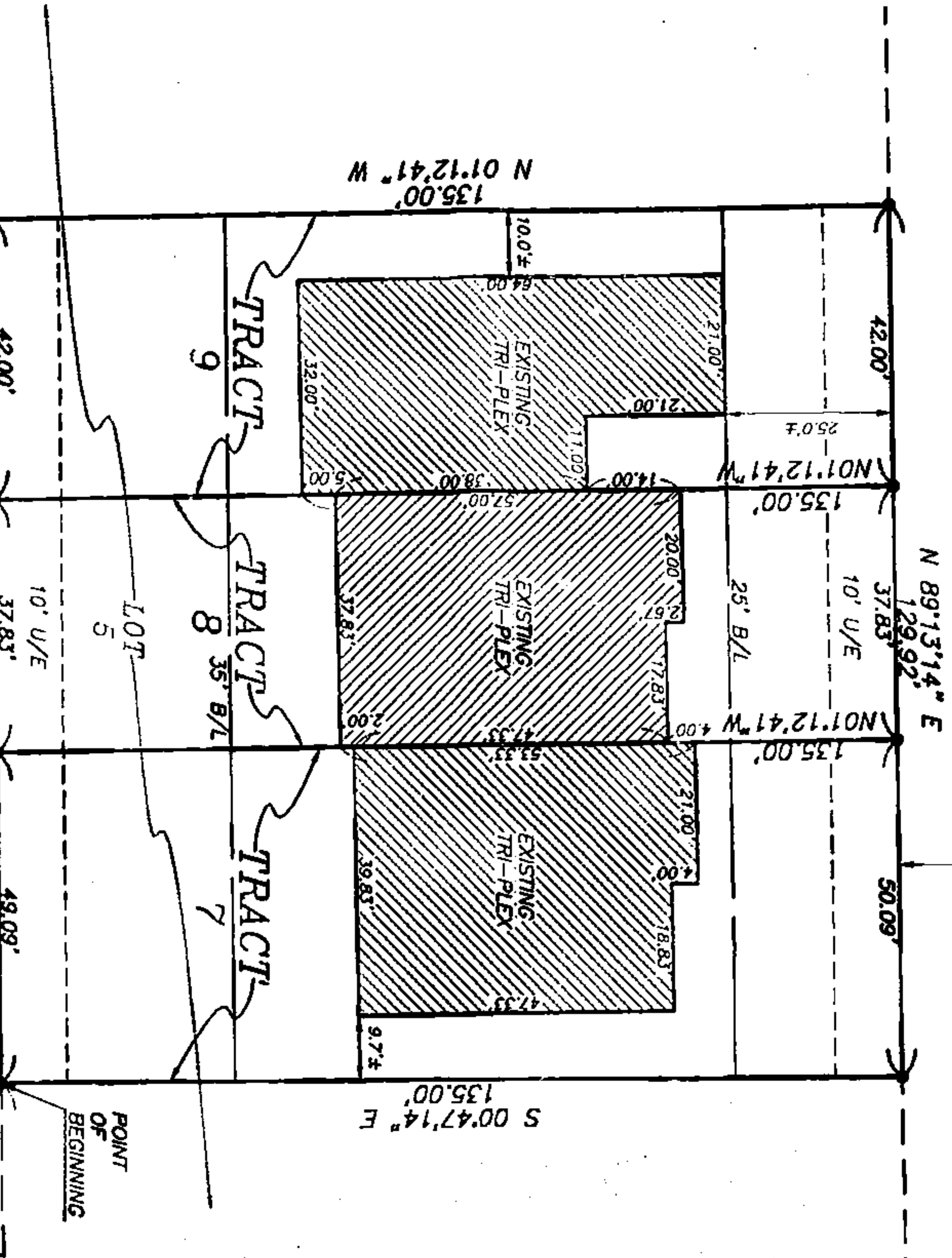
Be it remembered that on this 20th day of JULY, 2004, before me appeared Larry R. Mitchell to me personally known who being by me duly sworn did say that he is President of Larry R. Mitchell, L.L.C., a Missouri Corporation, and that said instrument was signed in behalf of said corporation by authority of its Board of Directors and said Larry R. Mitchell acknowledged said instrument to be the free act and deed of said corporation.

IN WITNESS WHEREOF, I have set my hand and affixed my seal on the date last written above.

My Commission Expires:

Notary Public
Missouri
By Commission Expires July 18, 2004

NOTARY PUBLIC



LEGEND

B/L - Building Line
U/E - Utility Easement
S/L - Setback Line
with Metric Cup 12074

SCALE: 1" = 20'
20 10 0 20

1. No title report furnished.
2. This tract contains 17,471 square feet or 0.40 acres, more or less.
3. Bearing System is based on the recorded plat of OAK LANE TOWNHOMES.
4. Structure was under construction at time of this survey.

NOTE: This survey meets the accuracy requirements for a Suburban Class of Property. I hereby certify that this Certificate of Survey is based on an actual survey made by me or under my direct supervision and that the same complies with the Minimum Standards for Property Boundary Surveys established by the Department of Natural Resources, Division of Geology and Land Survey of the State of Missouri, and Missouri Standards for Property Boundary Surveys, established by the Missouri Board for Architects, Professional Engineers and Land Surveyors. I further certify that I have complied with all statutes, ordinances and regulations governing the practice of surveying and the making of subdivisions to the best of my professional knowledge and belief.

Prepared For:
Larry R. Mitchell, L.L.C.
DATE: 07/21/00

JOB NUMBER
37701

37701.bnd.dwg(BFH)

DATE:

20100

SW A. AULETT, LS-2074

PC-D
8/23/00 GP